This Instrument Prepared By:
Law Offices of Matthew D. Faulk
2043 Ryecroft Lane
Franklin, TN 37064

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 285321 DEEDWARR
09/13/2019 10:49:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190913-0092937

Address New Owner	**Send Tax Bill:**	**Map/Parcel**
David S. Sadlow, Trustee Christina S. Sadlow, Trustee SADLOW REVOCABLE LIVING TRUST dated July 25, 2012 5863 Robert E. Lee Drive Nashville, TN 37215	Pinnacle National Bank 211 Commerce Street Suite 300 Nashville, TN 37201	14509005100

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

AFFIANT

Sworn to and subscribed before me this 12th day of September, 2019.

Matthew D. Faulk, Notary Public

MATTHEW D. FAULK
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-30-2021

My Commission Expires: March 30, 2021

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, DAVID S. SADLOW and spouse, CHRISTINA SADLOW, who is one and the same as CHRISTINA S. SADLOW, do hereby transfer and convey any and all interest owned by us in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to DAVID S. SADLOW and CHRISTINA S. SADLOW, TRUSTEES of the SADLOW REVOCABLE LIVING TRUST, dated July 25, 2012, as tenants by the entireties.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, despite its conveyance to our revocable trust.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS OUR HANDS this September 12, 2019.

By: _____
DAVID S. SADLOW

_____
CHRISTINA SADLOW

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DAVID S. SADLOW and CHRISTINA SADLOW, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 12th day of September, 2019.

_____
Matthew D. Faulk, Notary Public

My Commission expires: March 30, 2021

MATTHEW D. FAULK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-30-2021

Exhibit A

Property Description

Said property is described to wit:

> Land in Davidson County, Tennessee, being Lot No. 103 on the Plan of Tyne Valley Estates, Section 5 of record in Book 3600, page 54, Register's Office for said County, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to David S. Sadlow and spouse, Christina Sadlow by Warranty Deed of record from Vivian B. Brandon, married, in Instrument No. 20091105-0102498, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that may appear in the appropriate public record, as well as the following:

> This conveyance is subject to: Taxes for 2010, and subsequent years, The Plan, with Owner's Certificate, of record in Plat Book 3600 Page 54, said Register's Office, which Plan shows a minimum building setback line to be determined by the City of Forest Hill and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.. And a 3 x 25 foot utility anchor easement located on the northerly margin of Robert E. Lee Drive. And an easement for drainage extending in a southerly direction across the easterly part of the lot and along a portion of the southerly side line.

The foregoing legal description is the same as contained in the previously recorded deed.

This is improved property known as 5863 Robert E. Lee Drive, Nashville, TN 37215.

True Copy Certification

I, Matthew D. Faulk, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Caleb Hughes, a notary public for this county and state, Matthew D. Faulk who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 2/12/23

Notary' Seal (if on paper)

CALEB HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires February 12, 2023